

RECORDING REQUESTED.  
WHEN RECORDED,  
RETURN DEED AND  
MAIL TAX BILL TO:

Hannah Sullivan Pence

A.P.N.: 1318-26-510-008

QUITCLAIM DEED

THIS INDENTURED WITNESSETH:

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged and transferred in connection with the divorce action *Hannah Sullivan Pence vs Quinn Levi Pence*, filed in the Ninth Judicial District Court of the State of Nevada in and for Douglas County, Quinn Levi Pence does hereby RELEASE AND FOREVER QUITCLAIM to Hannah Sullivan Pence, AKA Hannah Pence, as an unmarried woman, and to her heirs and assigns forever, all of his right, title and interest in and to that real property situated in the County of Douglas, State of Nevada, commonly known as 320 Kingsbury Grade, Stateline, Nevada, and being more particularly described as follows, to-wit:

Lot 3, IN BLOCK D, AS SHOWN ON THE OFFICIAL MAP OF KINGSBURY MEADOWS SUBDIVISION RECORDED IN THE OFFICE OF THE COUNTY RECORDER ON JULY 5, 1955 IN BOOK OF MAPS AS DOCUMENT NO. 10542.

Together with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATED 1/29 2021.



Quinn Levi Pence

STATE OF NEVADA )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

On the \_\_\_ day of \_\_\_\_\_, 2021, personally appeared before me, a Notary Public in and for said County and State, Quinn Levi Pence who acknowledged to me that he executed the foregoing Quitclaim Deed.

NOTARY PUBLIC

See Attached California  
All-Purpose Acknowledgement

# California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Yolo

s.s.

On 01/29/2021 before me, Omar Ochoa Notary Public

Name of Notary Public (1)

personally appeared Quinn Levi Pence

Name of Signer (1)

Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Seal

Signature of Notary Public

## OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

## Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of \_\_\_\_\_

Quit Claim Deed

containing \_\_\_\_\_ pages, and dated 01/29/2021

The signer(s) capacity or authority is/are as:

- Individual(s)
- Attorney-in-fact
- Corporate Officer(s) \_\_\_\_\_
- Guardian/Conservator
- Partner - Limited/General
- Trustee(s)
- Other: \_\_\_\_\_

representing: \_\_\_\_\_

## Additional Information

### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- form(s) of identification  credible witness(es)

Notarial event is detailed in notary journal on:

Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

Other

- Additional Signer  Signer(s) Thumbprints(s)

\_\_\_\_\_

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1318-26-510-008  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:  
 a)  Vacant Land      b)  Single Fam. Res.  
 c)  Condo/Twnhse    d)  2-4 Plex  
 e)  Apt. Bldg          f)  Comm'l/Ind'l  
 g)  Agricultural      h)  Mobile Home  
 Other \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ \_\_\_\_\_  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due \$ \_\_\_\_\_

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 6  
 b. Explain Reason for Exemption: divorce

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Signature] Capacity Agent

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**

Print Name: Hannah Sullivan Pence and Quinn Levi Pence  
 Address: 320 KINGSBURY GRADE RD  
 City: STATELINE  
 State: NV Zip: 89449

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**

Print Name: Hannah Sullivan Pence, aka Hannah Pence  
 Address: 320 KINGSBURY GRADE RD  
 City: STATELINE  
 State: NV Zip: 89449

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: First American Escrow #: 438817  
 Address: 4795 Region Blvd  
 City: Irving State: TX Zip: 75063